GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Industries & Commerce Department – Proposal of M/s.Dallas Technology Centre LLP to allow to lease out the premises to M/s.Tata Consultancy Services (TCS) and other facilitations – Orders - Issued.

INDUSTRIES & COMMERCE (P&I) DEPARTMENT

G.O.MS.No. 81 **Dated: 30-11-2024**

Read the following:

1. Proposal of facilitation to TCS by M/s DTC The company, letter Dated:21.09.2024.
2. Minutes of the State Investment Promotion Committee meeting held on 16.11.2024.
3. Minutes of the State Investment Promotion Board meeting held on 19.11.2024.

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ORDER:

In the 1st reference read above, M/s. Dallas Technology Centre LLP submitted proposal for issuance of Occupancy Certificate, proposal to lease out the premises to M/s. Tata Consultancy Services (TCS) and allotment of additional 1,600 sqm at original allotted rate of Rs. 6,720/- per Sqm.

2. Further, M/s. Dallas Technology Centre LLP was initially granted provisional allotment of Plot No.A, measuring 7,774.90 Sqm at IT-Non-SEZ, Hill No.2, Madhurawada, Visakhapatnam District. Sale Agreement was executed on 12.08.2016 and registered vide Doc.No.5236/2016, dt:08.09.2016 at SRO, Madhurawada. The possession of the plot was handed over to the allottee on 08.09.2016. EoT have been given to the company 4 times i.e. up to 06-09-2020, up to 09-08-2022, Up to 09.08.2023 and upto 09.08.2026. M/s DTC vide letter dated 21-09-2024 informed that they are in the process of facilitating the establishment of Tata Consultancy Services (TCS) at Dallas Technology Centre (DTC) in Vizag, which will result in the employment of approximately 2,000 IT professionals in Phase-I. With the current sanction plan of Ground+3 Floors, they can accommodate only 1400 employees. However, TCS requires to accommodate 2,000 employees for which following requests were submitted viz.

a. Allotment of additional land measuring 1,600 Sqm out of available land of 1909 Sqm at the original allotted rate of INR 6,720 per Sqm (for the purpose of complying with the set-back requirements).

b. Approval for leasing out the premises to M/s. Tata Consultancy Services (TCS) for creation of employment of approximately 2,000 IT professionals in Phase-I and exemption from levying of commercial rate of APIIC.
c. Consider a setback relaxation as a special case (request was to consider 8 meter instead of 9 meter on the southern side

3. Accordingly, the proposal was placed before the State Investment Promotion Board (SIPB) meeting held on 19.11.2024 with recommendations of State Investment Promotion Committee (SIPC) in its meeting held on 16.11.2024. The SIPB after detailed discussion, has recommended to place their recommendations to extend certain special package to M/s. Dallas Technology Centre LLP.

4. Government, after careful consideration of the decision of the State Investment Promotion Board hereby accord sanction to the following special package to M/s. Dallas Technology Centre LLP.

a. Approval to APIIC to allow M/s Dallas Technology Center LLP to sub-lease the premises to M/s TCS only, without additional cost to APIIC, subject to payment of EOT fees by M/s Dallas technology Center, till the DPR conditionality on employment is achieved through this sub-lease agreement and TCS / original allottees continue to run the facility as per norms of the allotment, and in any case not less than 10 years for continued employment in the premises.
b. The request of the APIIC lands for setback purposes as per MAUD norms, has been considered for allotment @ INR 10,000 per Sqm
c. The Municipal Administration & Urban Development Department to facilitate for issuance of the Occupancy Certificate as per the requirement of M/s TCS, and as per norms.

5. The special package shall be made applicable subject to company adhering to the definite time lines for implementation of the project and investment and employment commitment from the company as per the Proposal submitted and subject to certain conditions.

6. The Special Chief Secretary/Principal Secretary/Secretary of the concerned departments such as E&F and S&T, Power, Roads and Buildings, Infrastructure and Investment, Industry and Commerce (CIP), Finance Department and other departments concerned are requested to instruct their HODs and PSUs under them for expeditious grounding and implementation of this large project.

7. The Municipal Administration & Urban Development Department has to facilitate for expeditious permissions and relaxations, if any, so as to enable the starting of the office by M/s TCS in the premises at the earliest.

8. The Vice Chairman & Managing Director, APIIC Limited, Mangalagiri and the Director of Industries, Andhra Pradesh shall take further necessary action accordingly in coordination with the line Departments.

9. As envisaged under the Andhra Pradesh Industrial Development Policy (4.0) 2024-29, the Director of Industries shall assign the handholding for facilitations of all the inputs as required for expeditious grounding and implementation of this large project to a senior level officer and should try to ensure that the project is implemented as per the expected timelines, duly facilitating the required approvals and clearances under the Single Desk Portal 2.0 and duly implementing the project as per the intended spirit of the Speed of Doing Business.

10. The Director of Industries should ensure that the PMU with the Department monitors the progress of this large project, duly bringing the issues that are to be resolved, to the respective line departments, from time to time and resolve the issues and intimate the status of the progress of the project to the Government from time to time and bring the issues for resolution at the government end, if any, for smooth execution of the project.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

N YUVARAJ
SECRETARY TO GOVERNMENT & CIP

To
The Vice Chairman & Managing Director, APIIC Ltd., Mangalagiri.
The Director of Industries, A.P., Mangalagiri.
M/s.Dallas Technology Centre LLP
The Special Chief Secretary/Principal Secretary/ Secretary of the concerned departments viz
The Revenue (Land, Registration and Stamps) Department
The Environment, Forests, Science and Technology
The Finance Department
The PR&RD Department,
The MA&UD Department,
The EFS&T Department,
The Energy Department
The Water Resources Department,
The Roads and Buildings Department
The Infrastructure and Investment Department
The Industry and Commerce (CIP) Department

The Industry and Commerce (Mines) Department
and other departments concerned
The Collector & District Magistrate, Puttaparthy, Satya Sai District.

Copy to:

The P.S. to Additional Secretary to Chief Minister.
The P.S. to Hon'ble Minister (Ind. &Comm.&FP).
The P.S. to Chief Secretary
The P.S. to Secretary to Government & CIP, Industries& Commerce Department.
The G.A. (Cabinet.I) Department.
SC/SF.

//FORWARDED::BY ORDER//

SECTION OFFICER